GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

TOURISM – Grant of Incentives to M/s ENCALM Vizag Hotel Private Limited for Development of 4-Star Hotel (Taj Vivanta) at the Greenfield International Airport in Bhogapuram near Visakhapatnam as per the provisions of Andhra Pradesh Tourism Policy- 2024 - 2029 - Orders - Issued.

YOUTH ADVANCEMENT, TOURISM AND CULTURE (TOURISM) DEPARTMENT

G.O.MS.No. 28 **Dated: 09-09-2025**

Read the following:

1. G.O.Ms.No.17, YAT&C (T) Department, Dt:10.12.2024.
2. Proposal of M/s ENCALM Vizag Hotel Private Limited.
3. Minutes of the SIPB Meeting, Dt:28.08.2025 received through Lr.No.2624402/2024/P&I, Industries & Commerce (P & I) Department, Dt:01.09.2025.

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ORDER: -

In the reference 1st read above, Andhra Pradesh Tourism Policy 2024-2029 has been issued with an aim to create a robust ecosystem that fosters private investment growth by streamlining approval processes, offering incentives and implementing investor-friendly policies, specially focusing on developing anchor destinations to serve as key hubs, attracting both Domestic and International tourists.

2. In the reference 2nd read above, M/s ENCALM Vizag Hotel Private Limited have submitted investment proposal for development of 4-Star Hotel (Taj Vivanta) at the Greenfield International Airport in Bhogapuram near Visakhapatnamwith an investment of Rs.178.27 Crores with a direct employment potential of 250 people and requested for providing incentives as per the Andhra Pradesh Tourism Policy 2024-2029.

3. The proposal was placed before the State Investment Promotion Board (SIPB) in its meeting held on 28.08.2025 with the recommendations of State Investment Promotion Committee (SIPC) in its meeting held on 22.08.2025. In the reference 3rd read above, the SIPB has recommended for reimbursement of 100% net SGST for a period of 10 years or up to realization of 100% fixed capital investment, whichever is earlier and to sanction all other incentives as per Andhra Pradesh Tourism Policy 2024-2029.

4. Government, after careful consideration of the recommendations of the State Investment Promotion Board (SIPB) in its meeting held on 28.08.2025 and keeping in view the provisions of Andhra Pradesh Tourism Policy 2024-2029, hereby grant the incentives to M/s ENCALM Vizag Hotel Private Limited for development of 4-Star Hotel (Taj Vivanta) at the Greenfield International Airport in Bhogapuram, near Visakhapatnam as follows:

a) Reimbursement of 100% net SGST for a period of 10 years or upto realization of 100% fixed capital investment, whichever isearlier, as being a Large Tourism project.

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b) 10% of Fixed Capital Investment (FCI) capped at ₹10 Crore. The disbursement shall be in 5 equal annual instalments from the CoD.

c) Electricity charges at industry rates.

d) Reimbursement of electricity duty for a period of 5 years.

e) Property Tax, water supply charges, sewage tax at industry rates will be made applicable, only when company apply for the permissions through the single window platform only.

f) The Speed of Doing Business incentive is applicable only for the projects initiated after issuing the Government Order in the name of the project. The present project has been initiated suo-moto without any Government order. Hence, not eligible.

6. The Chief Executive Officer, Andhra Pradesh Tourism Authority, Vijayawada shall take further necessary action, accordingly.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

AJAY JAIN
SPECIAL CHIEF SECRETARY TO GOVERNMENT

To
The Chief Executive Officer, Andhra Pradesh Tourism Authority, Vijayawada.
M/s ENCALM Vizag Hotel Private Limited through (CEO, APTA).
Copy to:
The Finance (FMU-GAD.II) Department
The District Collector, Visakhapatnam District.
The PS to Secretary to HCM.
The OSD to Minister for Tourism (TC&C)
The OSD to Chief Secretary
The PS to Special Chief Secretary to Government, YAT&C Dept.,
The G.A. (Cabinet) Department
SF/SC (2957523).

// FORWARDED :: BY ORDER//

SECTION OFFICER